

PROPERTY LOCATION

No	Alt No	Direction/Street/City
42	-44	VARNUM ST, ARLINGTON

OWNERSHIP

Owner 1:	RIBEIRO KENNETH A--TR			
Owner 2:	KENNETH REALTY TRUST			
Owner 3:				
Street 1:	8 MEMORY LANE			
Street 2:				
Twn/City:	NORTH READING			
St/Prov:	MA	Cntry:		Own Occ: N
Postal:	01864		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:		Cntry:	
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 4,976 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1924, having primarily Vinyl Exterior and 2508 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 13 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.11423	Total SF/SM:	4976	Parcel LUC:	104	Two Family	Prime NB Desc:	ARLINGTON	Total:	455,423	Spl Credit	Total:	455,400
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4976.000	477,000	5,100	455,400	937,500
Total Card	0.114	477,000	5,100	455,400	937,500
Total Parcel	0.114	477,000	5,100	455,400	937,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:		373.80	/Parcel: 373.8

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	477,000	5100	4,976.	455,400	937,500	937,500	Year End Roll	12/18/2019
2019	104	FV	371,000	5100	4,976.	483,900	860,000	860,000	Year End Roll	1/3/2019
2018	104	FV	371,000	5100	4,976.	353,000	729,100	729,100	Year End Roll	12/20/2017
2017	104	FV	326,400	5100	4,976.	307,400	638,900	638,900	Year End Roll	1/3/2017
2016	104	FV	326,400	5100	4,976.	261,900	593,400	593,400	Year End	1/4/2016
2015	104	FV	291,300	5100	4,976.	256,200	552,600	552,600	Year End Roll	12/11/2014
2014	104	FV	291,300	5100	4,976.	210,600	507,000	507,000	Year End Roll	12/16/2013
2013	104	FV	302,900	5100	4,976.	200,400	508,400	508,400		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
8/31/2017	MEAS&NOTICE	HS	Hanne S
1/31/2009	Meas/Inspect	345	PATRIOT
9/23/1999	Meas/Inspect	267	PATRIOT
11/1/1991		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

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[illegible]

455,423	Spl Credit		Total:	455,400
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apro

Database: AssessPro - FY2021

2021

